



# City of Manitowoc

900 Quay Street  
Manitowoc, WI 54220  
www.manitowoc.org

## Meeting Minutes

### Common Council

---

Monday, March 17, 2025

6:30 PM

Council Chambers

Note: This meeting will also be held via remote conferencing software (Zoom)

---

#### A. CALL TO ORDER

#### B. ROLL CALL

**Alderspersons Present:** 10 - Chad Beeman, Michael Cummings, Tim Boldt, Todd Reckelberg, Brett Norell, Bill Schlei, Eric Sitkiewitz, Jim Brey, William DeBaets and Brett Vanderkin

#### C. PLEDGE OF ALLEGIANCE & INVOCATION

#### D. PRESENTATIONS

[25-0197](#) Swearing in of Police Department K9 ROLO

[25-0227](#) City Clerk administers Oath of Office to Police Officer Brett Stout-Rojas, followed by Badge Pinning

[25-0198](#) City Clerk administers Oath of Office to Motor Pump Operator Christian Rodriguez, followed by Badge Pinning

[25-0214](#) Proclamation declaring the week of April 13th through April 19th, 2025 as National Public Safety Telecommunicators Week

#### E. PUBLIC HEARINGS

[25-0202](#) Public Hearing to be held at 6:32 p.m. for the purpose of hearing any and all interested parties in the matter of a Request for a Conditional Use Permit for Church and Accessory Office and Gathering Space located at 1418 Grand Avenue (Parcel #355-056-001)

Mayor declared the meeting open for a public hearing on this matter.

City Clerk reported that the notice of the public hearing was published in the Herald Times Reporter on March 3, 2025 and March 10, 2025. (Proof of publication is on file in the City Clerk's Office.)

No parties appeared to speak on this matter.

Mayor declared the public hearing closed. (A recording of the entire public hearing is on file in the City Clerk's Office.)

[25-0203](#)

Pubic Hearing to be held at 6:33 p.m. for the purpose of hearing any and all interested parties in the matter of a proposed change in zone from B-3 General Business to R-4 Single and Two Family Residential and R-6 Multiple Family located at 700 E. Magnolia Avenue and 828 Memorial Drive (Parcel #'s 330-008-152 & 520-031-070)

Mayor declared the meeting open for a public hearing on this matter.

City Clerk reported that the notice of this public hearing was published in the Herald Times Reporter on March 3, 2025 and March 10, 2025. (Proof of publication is on file in the City Clerk's Office.)

Mike VanSleet appeared to address the Council regarding this matter.

No other interested parties appeared to speak on this matter.

Mayor declared the public hearing closed. (A recording of the entire public hearing is on file in the City Clerk's Office.)

## **F. PUBLIC INPUT**

Mayor declared the meeting open for public input. In accordance with policy, the public input portion of the meeting is not made part of the official record.

## **G. APPOINTMENTS AND BUSINESS PRESENTED BY THE MAYOR**

## **H. CONSENT AGENDA**

### **1. Removal of Consent Agenda Items**

None

### **Approval of the Consent Agenda**

**Moved by Schlei, seconded by Sitkiewitz, to accept the Consent Agenda Items and recommendations of the various committees The motion carried by the following vote:**

**Aye:** 10 - Beeman, Cummings, Boldt, Reckelberg, Norell, Schlei, Sitkiewitz, Brey, DeBaets and Vanderkin

### **2. Miscellaneous**

[25-0204](#)

Minutes of the February 17, 2025 Common Council meeting; recommending approval and place on file

### **3. Committee of the Whole (Consent)**

[25-0205](#) Report of Special Events Committee relative to the approval of the following events: Faith Church Sunrise Easter Sunday on 4/20/2025; Summer Pool Party on 8/1/2025; Harvest Fest on 9/27/2025; Easter Sunrise Worship on 4/20/2025; Lincoln Park Zoo Snooze on 8/10/2025; and Kenny's Softball Tourney on 7/18/2025-7/20/2025; recommending acceptance of report and place on file

[25-0206](#) Report of Special Events Committee relative to the denial of the following waiver fees: Manitowoc County Fair on 8/20/2025-8/24/2025; recommending acceptance of report and place on file

#### **4. Finance Committee (Consent)**

[25-0209](#) General City Claims in the amount of \$12,913,913.89 enumerated on list thereof, recommending that the claims be allowed and ordered paid and Mayor, Clerk and Finance Director/Treasurer are instructed to issue the necessary order

[25-0210](#) Report of Finance Committee to grant the various licenses subject to approvals, inspections, insurance, payment of license fees and meeting State Statute requirements, as detailed therein

#### **5. Personnel Committee (Consent)**

#### **6. Public Infrastructure Committee (Consent)**

[25-0216](#) Report of Board of Public Works of 3/5/2025 for an appeal for snow removal assessment for property located at 1932 Viebhan Street; recommending to uphold the appeal and not allow the property owner to appeal if it happens again

[25-0218](#) Report of Board of Public Works of 2/26/2025, of quotes received for Lincoln Park Zoo Gator Replacement; recommending awarding to Feldmann Sales & Services for the amount of \$37,498.00

[25-0219](#) Report of Board of Public Works of 2/26/2025, of bids received for Remove & Replace Existing Sidewalks - Project WS-25-3; recommending awarding to Seiler Bros Construction Inc. in the amount of \$139,567.50

[25-0220](#) Report of Board of Public Works of 2/26/2025, of bids received for 2025 Asphalt Paving Program - Project WS-25-4; recommending awarding Base Bid only to Vinton Construction Co. for \$1,065,159.47

[25-0221](#) Report of Board of Public Works of 3/5/2025, of bids received for 2025 Concrete Paving I Program - WS-25-1; recommending awarding Base Bid only to Vinton Construction Co. in the amount of \$3,193,250.61

[25-0222](#) Report of Board of Public Works of 3/5/2025, of bids received for 2025 Sanitary & Storm Sewer Construction - Project WU-25-8; recommending awarding to Vinton Construction Co. in the amount of \$181,727.73

[25-0223](#) Report of Board of Public Works of 3/5/2025, of bids received for 2025 Epoxy Painting-Pavement Marking Program - Project WS-25-9; recommending

awarding to Brickline Inc Madison in the amount of \$131,615.05

## 7. Public Safety Committee (Consent)

[25-0195](#) Maniwoc Fire Rescue billing dispute, call # 24-4164 and 24-4167; recommending to deny the dispute

[25-0196](#) Sex Offender Residency Board Appeal for Kenneth Sippel; recommending to approve the appeal

## 8. Plan Commission (Consent)

### I. COMMITTEE REPORTS

#### 1. Committee of the Whole

[25-0207](#) Report of the Special Events Committee recommending approval of the following events subject to Council Action: Acoustic Fest on 8/16/2025 (Waiver of Alcohol in Washington Park); and July 3rd Celebration on 7/3/2025 (Street Closure of Quay Street from S 8th Street to 6th Street on 7/3/2025 at 8:00 a.m. to 7/4/2025 at 2:00 a.m.; Waiver of Sound Ordinance for 7/3/2025 from 4:00 p.m. to 11:30 p.m.)

**Moved by Schlei, seconded by Sitkiewitz, that this Report be accepted and placed on file. The motion carried by the following vote:**

**Aye:** 10 - Beeman, Cummings, Boldt, Reckelberg, Norell, Schlei, Sitkiewitz, Brey, DeBaets and Vanderkin

[25-0224](#) Discussion and possible action on the acquisition of property for park purposes located on Sylvan Drive

**Moved by Schlei, seconded by Sitkiewitz, that this Action Item be placed on file. The motion carried by the following vote:**

**Aye:** 10 - Beeman, Cummings, Boldt, Reckelberg, Norell, Schlei, Sitkiewitz, Brey, DeBaets and Vanderkin

[25-0225](#) Discussion and possible action on the acquisition of property for park purposes located on S Parkview Road

**Moved by Schlei, seconded by Sitkiewitz, that this Action Item be placed on file. The motion carried by the following vote:**

**Aye:** 10 - Beeman, Cummings, Boldt, Reckelberg, Norell, Schlei, Sitkiewitz, Brey, DeBaets and Vanderkin

#### 2. Finance Committee

[25-0177](#) Statement of the Board of Canvassers relative to the February 18, 2025 Spring Primary Election for Alderperson in District 1

**Moved by Brey, seconded by Reckelberg, that this Report be accepted and placed on file. The motion carried by the following vote:**

**Aye:** 10 - Beeman, Cummings, Boldt, Reckelberg, Norell, Schlei, Sitkiewitz, Brey, DeBaets and Vanderkin

[25-0178](#)

Request to Rescind Partial 2024 Tax Bill for Parcel 818-103-015 Due To Palpable Error

**Moved by Brey, seconded by Reckelberg, to reduce the 2024 assessed value for parcel 818-103-015 to \$601,100 and to rescind taxes in the amount of \$5,347.83 reducing the 2024 tax bill to \$10,629.98. The motion carried by the following vote:**

**Aye:** 10 - Beeman, Cummings, Boldt, Reckelberg, Norell, Schlei, Sitkiewitz, Brey, DeBaets and Vanderkin

[25-0179](#)

Request to Rescind Partial 2024 Tax Bill for Parcel 789-009-020 Due To Palpable Error

**Moved by Brey, seconded by Reckelberg, to reduce the 2024 assessed value for parcel 789-009-020 to \$293,200 and to rescind taxes in the amount of \$2,965.60 reducing the 2024 tax bill to \$5,216.27. The motion carried by the following vote:**

**Aye:** 10 - Beeman, Cummings, Boldt, Reckelberg, Norell, Schlei, Sitkiewitz, Brey, DeBaets and Vanderkin

[25-0180](#)

Request to Rescind Partial 2024 Tax Bill for Parcel 480-002-151 Due To Palpable Error

**Moved by Brey, seconded by Reckelberg, to reduce the 2024 assessed value for parcel 480-002-151 to \$524,200 and to rescind taxes in the amount of \$3,529.70 reducing the 2024 tax bill to \$9,329.71. The motion carried by the following vote:**

**Aye:** 10 - Beeman, Cummings, Boldt, Reckelberg, Norell, Schlei, Sitkiewitz, Brey, DeBaets and Vanderkin

[25-0208](#)

Fundraising Agreement with Friends of the Manitowoc Skate Park for Phase Three of the Skate Park at Miracles Park

**Moved by Brey, seconded by Reckelberg, to authorize staff to enter into the agreement with Friends of the Manitowoc Skate Park. The motion carried by the following vote:**

**Aye:** 10 - Beeman, Cummings, Boldt, Reckelberg, Norell, Schlei, Sitkiewitz, Brey, DeBaets and Vanderkin

### 3. Personnel Committee

[25-0211](#)

Resolution to Revise Sign-On Bonus from \$2,000 to \$3,000 for Newly Hired Transit Drivers

**Moved by Sitkiewitz, seconded by Vanderkin, that this Resolution be adopted. The motion carried by the following vote:**

**Aye:** 10 - Beeman, Cummings, Boldt, Reckelberg, Norell, Schlei, Sitkiewitz, Brey, DeBaets and Vanderkin

[25-0226](#)

Grievance Settlement - Manitowoc Firefighters Local 368

**Moved by Sitkiewitz, seconded by Vanderkin, that this Agreement be approved. The motion carried by the following vote:**

**Aye:** 10 - Beeman, Cummings, Boldt, Reckelberg, Norell, Schlei, Sitkiewitz, Brey, DeBaets and Vanderkin

#### 4. Public Infrastructure Committee

[25-0181](#) 2024 MS4 Annual Report

**Moved by Cummings, seconded by Reckelberg, that this Report be received, approved and placed on file. The motion carried by the following vote:**

**Aye:** 10 - Beeman, Cummings, Boldt, Reckelberg, Norell, Schlei, Sitkiewitz, Brey, DeBaets and Vanderkin

[25-0183](#) Resolution Authorizing Application and Commitment of Funds for Traffic Signal Grant

**Moved by Cummings, seconded by Reckelberg, that this Resolution be adopted. The motion carried by the following vote:**

**Aye:** 10 - Beeman, Cummings, Boldt, Reckelberg, Norell, Schlei, Sitkiewitz, Brey, DeBaets and Vanderkin

[25-0186](#) 2025 Sponsorship Brochure

**Moved by Cummings, seconded by Reckelberg, that this Action Item be approved. The motion carried by the following vote:**

**Aye:** 10 - Beeman, Cummings, Boldt, Reckelberg, Norell, Schlei, Sitkiewitz, Brey, DeBaets and Vanderkin

[25-0212](#) Stormwater Management Facility Maintenance Agreement between the City of Manitowoc and Manitowoc Lutheran High School

**Moved by Cummings, seconded by Reckelberg, that this Agreement be approved. The motion carried by the following vote:**

**Aye:** 10 - Beeman, Cummings, Boldt, Reckelberg, Norell, Schlei, Sitkiewitz, Brey, DeBaets and Vanderkin

[25-0213](#) Resolution Approving the Three-Year Harbor Development Statement of Intentions for 2025-2027

**Moved by Cummings, seconded by Reckelberg, that this Resolution be adopted. The motion carried by the following vote:**

**Aye:** 10 - Beeman, Cummings, Boldt, Reckelberg, Norell, Schlei, Sitkiewitz, Brey, DeBaets and Vanderkin

[25-0228](#) Report of Board of Public Works of 3/5/2025, of bids received for River Point Development Phase 4 - Project WS-25-2

**Moved by Cummings, seconded by Reckelberg, to award the Base Bid and Alternate One to Vinton Construction Company for a total contract value of \$2,777,681.49; and to authorize staff to award Alternates two, three and five to Vinton Construction Company for an additional \$2,556,446.76 if and only if the City is awarded sufficient grant funding in May 2025. The motion carried by the following vote:**

**Aye:** 10 - Beeman, Cummings, Boldt, Reckelberg, Norell, Schlei, Sitkiewitz, Brey, DeBaets and Vanderkin

## 5. Public Safety Committee

[25-0194](#) Request for four-way stop at the intersection of South 33rd Street and Dale St. and flashing pedestrian signs at Redfin Court and Dale Street

**Moved by Boldt, seconded by Beeman, to draft an ordinance for a 4-way stop at the intersection of S 33rd and Dale St; paint ladder crosswalks in all directions at the S 33rd and Dale St intersection; paint a ladder crosswalk at Redfin Ct at Dale St; install no parking signs within 15 ft of a crosswalk on the west side of S 33rd St north of Dale St; and direct Chief Reimer to contact the bus company about bus parking. The motion carried by the following vote:**

**Aye:** 10 - Beeman, Cummings, Boldt, Reckelberg, Norell, Schlei, Sitkiewitz, Brey, DeBaets and Vanderkin

[25-0217](#) Ordinance to amend Sections 10.170 and 10.230 of the Municipal Code regulating Through Intersections and Four Way Stop at S 33rd Street and Dale Street

**Moved by Boldt, seconded by Beeman, that this Ordinance be adopted. The motion carried by the following vote:**

**Aye:** 10 - Beeman, Cummings, Boldt, Reckelberg, Norell, Schlei, Sitkiewitz, Brey, DeBaets and Vanderkin

## 6. Plan Commission

[25-0152](#) PC 6-2025: St. Francis of Assisi Parish; Request for a Conditional Use Permit for the Establishment of a Church and Accessory Office and Gathering Space located 1418 Grand Avenue. (Parcel # 355-056-001)

**Moved by Brey, seconded by Sitkiewitz, to approve the issuance of a Conditional Use Permit to St Francis of Assisi Parish for the church, accessory office building and parking areas as shown on the submitted site plan. The motion carried by the following vote:**

**Aye:** 10 - Beeman, Cummings, Boldt, Reckelberg, Norell, Schlei, Sitkiewitz, Brey, DeBaets and Vanderkin

[25-0155](#) PC 10-2025 City of Manitowoc / Tycore; Preliminary Subdivision Plat, Public Improvements Plan and Certified Survey Map. Former Mall Properties / Mariner Lux Development. (Parcel #'s 330-008-152, 520-031-070 & 520-017-010)

**Moved by Brey, seconded by Norell, to approve the preliminary plat and certified survey subject to the conditions of the reviewing entities. The motion carried by the following vote:**

**Aye:** 10 - Beeman, Cummings, Boldt, Reckelberg, Norell, Schlei, Sitkiewitz, Brey, DeBaets and Vanderkin

[25-0156](#)

PC 9-2025 Release of Easement; City of Manitowoc Former Mid-Cities Mall properties (Parcel #'s 330-008-152 & 520-031-070)

**Moved by Brey, seconded by Boldt, that this Action Item be approved. The motion carried by the following vote:**

**Aye:** 10 - Beeman, Cummings, Boldt, Reckelberg, Norell, Schlei, Sitkiewitz, Brey, DeBaets and Vanderkin

[25-0215](#)

Ordinance amending the amended zone map of the City of Manitowoc entitled: "Zoning Ordinance of the Municipal Code of the City of Manitowoc"; 700 E Magnolia Avenue and 828 Memorial Drive (Parcel #'s 330-008-152 & 520-031-070)

**Moved by Brey, seconded by Vanderkin, that this Ordinance be adopted. The motion carried by the following vote:**

**Aye:** 10 - Beeman, Cummings, Boldt, Reckelberg, Norell, Schlei, Sitkiewitz, Brey, DeBaets and Vanderkin

[25-0229](#)

Resolution for the Preliminary Plat of the Mariner Lux Subdivision

**Moved by Brey, seconded by Boldt, that this Resolution be adopted. The motion carried by the following vote:**

**Aye:** 10 - Beeman, Cummings, Boldt, Reckelberg, Norell, Schlei, Sitkiewitz, Brey, DeBaets and Vanderkin

## J. OTHER BUSINESS

## K. ADJOURN

**A motion was made by Vanderkin, seconded by Schlei, that this meeting be adjourned at 7:03 p.m. The motion carried by the following vote:**

**Aye:** 10 - Beeman, Cummings, Boldt, Reckelberg, Norell, Schlei, Sitkiewitz, Brey, DeBaets and Vanderkin

**Mackenzie Reed**  
**City Clerk**